

SIGN REGULATIONS

Signage Permitted

Please note this information is intended to be used as a general guide only.
More detailed information can be found in the City of Fairfax Zoning Code.

Sign Type	Structural Category	Total Maximum Area (sq. ft.)	Maximum Height	Illumination Permitted	Other
Bed and breakfast	Ground-mounted; hanging	4	6 ft. if ground-mounted; 10 ft. if building-mounted	External white light only	One per street frontage not to exceed two total
Business*	Building-mounted	<i>Retail sales and personal service:</i> 1.5/linear feet of building frontage to 150 square feet except as specified in subsection 110-180(b). <i>All other comm./Indus:</i> 1/linear foot of building frontage to 100 square feet except as specified in subsection 110-180(b).	Roof line	Yes (section 110-179)	
Civic/religious	Ground-mounted; building-mounted	24	Ground-mounted: 6 ft.; Building-mounted: Roof line	External white light only	
Directional					Controlled by section 110-179
Hospitals/24-hr. emergency care facilities	Ground-mounted; building-mounted	32	Ground-mounted: 6 ft.; Building-mounted: Roof line	External white light only	
Major home Occupation	Wall	1	Sill of second story	None	One permitted per home
Rental office sign	Building-mounted; ground-mounted	4	Building-mounted: Roof line; Ground-mounted: 6 ft.	None	One permitted per use; 20 feet setback from all property lines
Residential development	Ground-mounted	32	6 ft.	External white light only	Two permitted per development; 20 feet setback from all property lines.
	Freestanding (other than ground-mounted)	16	6 ft.	External white light only	Two permitted per development; 10-foot setback from all property lines. May be located closer to or within the public right-of-way, subject to written approval of the city manager.**
Temporary					Controlled by sections 110-182-110-206.

* Note: Ground-mounted business signs for individual commercial establishments are addressed in table II. Ground-mounted signs for multitenant commercial establishments are addressed in subsection 110-180(b)(2).

** Note: Freestanding residential development signs may be located closer to or within the public right-of-way if the city manager or his designee determines that the public safety will not be compromised, and the design and placement of such signs are consistent with the goals, objectives, and strategies contained in the comprehensive plan and other city policies.